

WARRANTY DEED

MICHAEL J. MASSEY AND  
BRADLEY SMITH

TO

SARAH LYONS

FOR AND IN CONSIDERATION of the sum of Ten Dollars (\$10.00), cash in hand paid, and other good and valuable considerations, full receipt and sufficiency of all of which are hereby acknowledged, WE, MICHAEL J. MASSEY AND BRADLEY SMITH, do hereby SELL, CONVEY, AND WARRANT unto SARAH LYONS, the following described real property located and situated in DeSoto County, Mississippi, and more particularly described as follows, to-wit:

Lot #6 of Jordan Creek Estates located in Plat Book 85 at Page 1-2 in the office of the Chancery Clerk of DeSoto County, Mississippi being located in Section 29, Township 3 South, Range 6 West DeSoto County, Mississippi.

The undersigned developers have determined that in accordance with Paragraph 2 of the restrictive covenants that there is not an acceptable house site at the ½ lot depth and that the set back on Lot 8 will be 100 feet from the right of way of the public road.

There is excepted from the warranty of this deed the 2004 assessments and liens, which attached by operation of law on January 1, 2004, but which taxes are not due and payable until on or before January 1, 2005; any encroachments or matters which a current and accurate survey of said real property might disclose; any road and/or utility easements or rights-of-way lying in, on, over, or across said real property; and the zoning and/or subdivision ordinances and/or regulations of DeSoto County, Mississippi. Also excepted from the warranty of this deed are any oil, gas or other minerals or mineral rights which may have been conveyed, retained or reserved by any of the predecessors in title.

Prepared

WITNESS OUR SIGNATURE on this the 16th day of May, 2005.

  
MICHAEL J. MASSEY

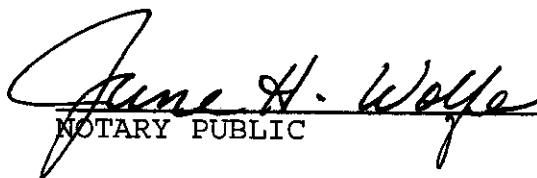
  
BRADLEY SMITH

STATE OF MISSISSIPPI

COUNTY OF TATE

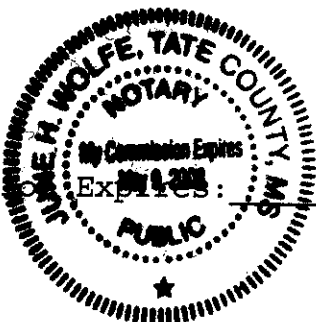
PERSONALLY appeared before me, the undersigned authority in and for the county and state aforesaid, MICHAEL J. MASSEY AND BRADLEY SMITH who did acknowledge to me that they signed and delivered the above and foregoing Warranty Deed on the day and year therein mentioned as their free and voluntary act and deed.

GIVEN under my hand and official seal of office on this the 16th of May, 2005.

  
NOTARY PUBLIC

(SEAL)

My Commission Expires:



GRANTOR'S ADDRESS & PHONE:  
1078 Springfield Rd.  
Senatobia, MS 38668  
Phone: 662/562-0618 Home  
662/562-7050 Work

GRANTEES' ADDRESS & PHONE:  
2516 Salmon St.  
Philadelphia, PA 19125  
Phone: 662/562-6262 Home  
662/562-6262 Work

PREPARED BY:  
LAMAR AND HANNAFORD, P.A.  
214 South Ward Street  
Senatobia, MS 38668  
Phone: (662) 562-6537